

FAQs About Factory Assembled Structures

F622-047-000 [4/00]



Q. How do I know if I have a manufactured/mobile home?

A. It is a manufactured or mobile home if it has one or more of the following:

- A steel frame that supports the floor.
- A red certification label from the Department of Housing and Urban Development (HUD) on the exterior side of the end wall opposite the hitch.
- A data plate on the interior of the home that includes:
 - A serial number
 - The name and address of the manufacturer
 - The phrase: "This manufactured home is designed to comply with ..."
 - A heat-loss certificate that specifies the heating zone for which the home was designed
 - Other data pertaining to the home

The data plate is usually located near the main electrical panel box, in the laundry area, inside a closet, on a cabinet door in the bathroom, laundry room, or in the kitchen.

- A red label on the end wall opposite the hitch.
- A serial number stamped on the front metal crossmember under the house.
- The furnace and water heater have markings on them specifying that they may be used in manufactured/mobile homes.
- The main electrical panel box has four wires coming into it.
- The electric range and electric dryer have four-wire receptacles and cords.
- There are labels on the exterior walls near each of the services (i.e. water inlet, electrical inlet, and sewer drain).

Q. I want to add or change a door or window in my manufactured/mobile home. Do I need a permit?

A. Yes. Talk to the inspector before starting work. L&I has some approved generic header designs that you may be able to use for the changes.

Q. Do I need an alteration permit to install or change my wood, pellet or gas stove or change my electrical panel, furnace or air conditioner?

A. Yes. If a contractor is doing the work, he/she must obtain the permit for you and call for L&I to inspect the work. However, whether you or a contractor are doing the work, you are responsible for making sure the permit has been obtained.

Q. I am installing a wood stove in an addition on my manufactured/mobile home. Do I need an alteration permit?

A. No. Not if the addition is free standing. However, the wood stove should be inspected by the local building department or fire marshal.

Q. I want to build an addition on my manufactured/mobile home. Do I need an alteration permit?

A. Possibly. Bring the plans in to your nearest L&I field office for review. Nearly all projects will also require inspection by the local building department, but L&I staff may be able to help you reduce the number of inspections required.

Q. I am repairing a manufactured/mobile home damaged by fire. Do I need an alteration permit?

A. Yes. Any structural repairs will require engineering and plan review. The subsequent inspection will check to make sure you followed the approved plans.

Q. I am replacing the roof on my manufactured/mobile home. Do I need an alteration permit?

A. Yes. You cannot put a new layer on top of the old roof. If you are replacing the roof with the same materials, an alteration permit and inspection is required. If you want to change the type of roof, you must submit plans to L&I for review and get an alteration permit before starting work. L&I will inspect it when you're done.

Q. I want to make equipment or structural changes on my recreational vehicle. Do I need a permit?

A. No. Not for structural changes. There are no structural requirements for recreational vehicles. However, if you are changing any electrical, mechanical or plumbing equipment in the RV (not including plug-ins like stereos and CD players), you will need to get an alteration permit and inspection.

Q. I am moving into a manufactured/mobile home and the building department is requiring me to have a fire safety inspection from L&I. What do I need to do?

A. Call your local L&I office. We will send you the Fire Safety Inspection checklist and an Alteration Permit application form. If you make any alterations to your home to fulfill the requirements of the checklist, you (or your contractor if you have one) must first obtain an alteration permit. When your alterations are complete, you must request an Alteration Fire Safety Inspection.

Q. I am having problems with my new manufactured/mobile home and the dealer and factory are not helping me. What can I do?

A. File a complaint with the Department of Community, Trade and Economic Development (CTED) and the Department of Licensing (DOL). CTED handles factory and set-up problems. DOL handles dealer problems and manufacturer warranty issues.

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